

USING HIGH PERFORMANCE BUILDINGS AS A STRATEGY

August 19, 2010

AGENDA / HOUSEKEEPING

AGENDA

1. Welcome & Introductions
2. Program Description
3. Program Requirements

HOUSEKEEPING

1. Push *2 to mute phone.
2. Do not put your phone on hold.
3. If you have questions, please click on the question mark on your screen, type in questions and submit.
4. Q & A will be compiled and posted to website following each webinar

COMMUNITY DEVELOPMENT STAFF

Cecelia Johnson-Powell, Community Development Director

Brian Philps, Community Development Assistant Director

Devyn Smith, Community Development Coordinator

Shonda Banner, Community Development Coordinator

Community Development Representatives

- Northwest: Lisa Sims
- North Central: Talisha Bradley
- Northeast: Mike Recker
- Southwest: Alan Rakowski
- South Central: Jennifer Milliken
- Southeast: Carmen Lethig

PURPOSE AND OBJECTIVES

1. Discuss the High Performance Building Strategic Priority
2. Discuss using High Performance strategies with Aging in Place and Comprehensive Community Development projects
3. Describe guidelines and requirements
4. Provide information to assist applicants in submitting successful funding requests

HIGH PERFORMANCE BUILDINGS

A high performance home pays attention to energy efficiency, water and resource conservation, the use of sustainable or recycled products, and measures to protect indoor air quality.

HIGH PERFORMANCE DEFINED

2007 Energy Independence and Security Act

Sec. 401. Definitions. (12) HIGH-PERFORMANCE BUILDING –

“The term ‘high performance building’ means a building *that integrates and optimizes* on a life cycle basis all major high performance building attributes, including energy conservation, environment, safety, security, durability, accessibility, cost-benefit, 8) productivity, sustainability, functionality, and operational considerations.”

2007 National Association of Home Builders Green Building Standard

Created to comply with the International Code Council and American National Standards Institute to develop a nationally-recognizable standard definition of what is meant by "Green Building." www.nahb.org

**Energy
Efficiency**

**Water
Efficiency**

**Materials
Efficiency**

**Health/Indoor
Environmental
Quality**

**Operations and
Maintenance**

Site/Community

Energy Efficiency

Reduces building
energy consumption

Water Efficiency

Reduces water use in
building and/or site

Operating and Maintenance

Increases
building
durability

Reduces
operating and
maintenance
expenses

Material Efficiency

Reduces,
reuses and/or
recycles
materials that
might have
ended up in
landfills

Reduces
materials
needed to
construct or
operate the
building

Uses
materials in a
way that
minimizes
environmental
damage

INTEGRATING HIGH PERFORMANCE

Develop a vision of the project
that combines programmatic purpose,
building design and
building performance.

AGING IN PLACE AND HIGH PERFORMANCE BUILDING

PROGRAMMATIC VISION

As an affordable housing developer, you have decided to focus on Aging in Place. Your vision is “every low-income senior home in your community has been adapted to the special needs of aging adults. Every Aging in Place homeowner has information to assist with special needs.”

BUILDING DESIGN

We will consult a Certified Aging-In-Place Specialist (CAPS) to assist with rehab activities.

Each house you touch will result be rehabbed with low-flow toilets or low-flow showerheads. Replacement materials and products will be recyclable. Materials used will be recycled. Each house will use the minimum materials required . Each house will be rehabbed with the most energy efficient materials available.

BUILDING PERFORMANCE

Each rehab will include an energy efficiency audit to test performance. Each rehab will collect utility bills to measure water usage.

CONSTRUCTION/MATERIALS

CERTIFICATION	GBG	NGBSv2	LEED-H
Bronze / Certified	\$1,900 – \$2,700	\$2,000 - \$2,800	\$6,400 – 8,700
Silver	\$4,000 – \$4,700	\$4,900 - \$5,700	\$8,800 - \$11,000
Gold	\$8,200 – \$9,000	\$11,900 - \$13,600	\$19,300 – 22,400
Emerald/Platinum	n/a	\$28,200 – \$31,200	\$29,800 – 34,000

Table 6. Additional Direct Cost Estimates to bring Dallas House and Washington, DC House up to standards.

CERTIFICATION/VERIFICATION FEES

Table 10. Registration, Verification, and Certification Costs

ACTIVITY	GBG and NGBSv2		LEED - H	
	1-10 houses	500+ houses	1-10 houses	500+ houses
Registration	n/a	n/a	\$150	\$150
Program Certification	\$150	\$150	\$250	\$250
Plan Review/Builder Collaboration	\$750	\$350	\$1,735	\$441
Verification	Incl.	Incl.	\$1,600	\$600
TOTAL	\$900	\$500	\$3,735	\$1,441

The national GBG program was unveiled 02/14/08. The verifier network is currently being established. Estimates are based on known costs of a program of similar scope. Verifiers reported the plan review cost as zero. The number is an estimate of the cost of LEED-H AP required participation for every house.

NAHB THRESHOLD POINT RATINGS

Green Building Categories		Performance Point Levels (1) (2)			
		BRONZE	SILVER	GOLD	EMERALD
1	Lot Design, Preparation, and Development	39	66	93	119
2	Resource Efficiency	45	79	113	146
3	Energy Efficiency	30	60	100	120
4	Water Efficiency	14	26	41	60
5	Indoor Environmental Quality	36	65	100	140
6	Operation, Maintenance, and Building Owner Education	8	10	11	12
7	Additional Points from any category	50	100	100	100
Total Points		222	406	558	697

GREEN COMMUNITIES

Comprehensive Community Development
+
High Performance Building
=
GREEN COMMUNITIES

SINGLE FAMILY REHAB

Consult the Green Communities “2008 Single Family Rehab Specifications” for information on:

Water, Moisture, Mold

Weatherization

Electrical

Ventilation

Paints, Caulks and Sealants

http://www.greencommunitiesonline.org/tools/resources/green_rehab_specs_gci_2008_criteria_final.pdf

MULTI-FAMILY/APARTMENTS

Chuska Apartments Healthy Home Guide

A Green Operations & Maintenance Manual for Chuska Apartments was developed for use by the development's management and maintenance staff, along with a Healthy Home Guide for the project's residents.

Template for Healthy Home Guide for Residents

This Template version of the Healthy Home Guide is based on the guide written for residents of The Plaza Apartments.

<http://www.greencommunitiesonline.org/tools/resources/>

SUSTAINABLE COMMUNITIES

IHCDA Stellar Communities RFP

- Fall 2010
- Comprehensive communities with high performance components
- Similar to HUD's Sustainable communities regional planning grants
- Transportation
- Jobs
- Education
- Retail
- Residential

HUD's Sustainable Communities Regional Planning Grants 8/23/2010

http://portal.hud.gov/portal/page/portal/HUD/program_offices/sustainable_housing_communities

RESOURCES

National Association of Home Builders
www.nahbgreen.org

U.S. Green Building Council
www.usgbc.org

Enterprise Green Communities
www.greencommunitiesonline.org

QUESTIONS AND ANSWERS

